



Sunset Ridge Views

Your neighborhood newsletter

Published by Danielle Frost

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ACC requests required before projects can begin

Before starting summer projects, homeowners are reminded to have an ACC request form submitted and approved. ACC, which stands for architectural control committee, forms are located in the clubhouse. These should be sent to Invest West Management at 12503 S.E. Mill Plain Blvd, Suite 260. Vancouver, WA 98684. Some examples of projects needing prior approval include decks, fences, walls, arbors, sheds, awnings or any garden structures. If you are unsure, submit a request form to be on the safe side.

The Board of Directors has recently approved a new fine structure where fines will automatically be assessed for any homeowner who fails to submit an ACC request prior to beginning a project, even if it is permitted under the CCRs, which are the rules of the community and binding legal documents given to buyers during closing on a home.

Those using clubhouse with kids are reminded to keep an eye on them

There have been some concerns among homeowners about unacceptable behavior occurring in the clubhouse. Some of it includes children or teenagers unsupervised in the T.V. room, game room, or gym area. Children under 18 must have an adult homeowner or someone who lives in the household with them at all times.

There have also been issues with the bathroom and sauna area. Please ensure that children are flushing the toilets and that waste is disposed of properly. Those using the sauna must be wearing proper attire, and nude sauna use is not permitted.

Board members

The following residents are volunteer members of the Sunset Ridge Homeowner's Association Board of Directors. The board meets the third Wednesday of every month at 6:30 p.m. at the clubhouse.

**Cris Skaug, vice president and
ACC chairman**
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Clubhouse

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Lawn yellow? More moss than grass? It's the lawn blues


Editor's note: Homeowner Frieda Flint has sent this in as a homage to the joys of summer lawn care. Homeowners are welcome to respond with any tips they might have for keeping a lawn green and beautiful. Note: Merely watering doesn't do the trick.

"Oh my gosh," I cried. "It's full of RED stuff! Arg!" Lawns are the bane of my relatively few years as a homeowner. At our old house, I had three possible lawn care tactics: I cut my lawn to within an inch of its life, refused to water to save money and mowed at 10:30 at night, all with disastrous results. These included dead grass, weeds and moss, and one memorably irate neighbor.

But my lawn ALWAYS came back. Not so at Sunset Ridge. Last year, I consulted with a lawn expert. "Nitrogen," he said, "use nitrogen." So, \$55 and about 10 minutes later, he applied nitrogen to my probably 400 square feet of yard. Bless him! The lawn developed that healthy green I love. Halleluiaah!

"Certainly," I told myself, "I can do this myself!" So this year, I've applied three kinds of fertilizer, ripped out crabgrass and cried over clover. My neighbors, who found some 46-0-0 plain label fertilizer (That's ALL nitrogen, baby!) have a yard that looks like an ad out of Home and Garden.

My yard? It's coming along - slowly, at pace with my guilt over using chemicals. And then there's the neighbor who told me about the small slug-like thingies that eat grass roots...I hope they don't migrate.



— Sunset Ridge neighborly notes —

Homeowners sought for neighborhood watch committee

Sunset Ridge residents are considering the idea of forming a neighborhood watch committee. This comes in response to some incidents of theft in the community. Those interested should contact any board member. The idea will be discussed in more detail at a future meeting.

Got news? Submit it to our newsletter

The newsletter is for residents of the community. To better serve you, we'd like to hear from more of you. Send news tidbits, story ideas, columns or community announcements to [Danielle frost@msn.com](mailto:Danielle.frost@msn.com). Don't worry about whether you are a great writer, that's what I don't get paid to do. Please remember that space is limited and all submissions are subject to editing.

Submissions must be sent by the 25 of each month.